

## WARRANTY DEED

**Tuliprose, LLC, a Wyoming limited liability company GRANTOR**, for and in consideration of Ten Dollars and No Cents (\$10.00) and more Dollars, in hand paid, receipt whereof is hereby acknowledged, does hereby CONVEY and WARRANT to the GRANTEES, Benjamin D. Hicks and Kristen D. Hicks, husband and wife, as tenants by the entirety, whose address is 189 West 5th Street, Sheridan, WY 82801, the following described real estate, situate in Sheridan County and State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State, to-wit:

**Lots 11 and 12, Block 15, Coffeen's Second Addition to the Town, now City of Sheridan, Sheridan County, Wyoming.**

Together with all improvements situate thereon and all appurtenances thereunto appertaining or belonging.

Subject to all exceptions, reservations, rights-of-way, easements, covenants, restrictions, and rights of record and subject to any state of facts which would be disclosed by an accurate survey or physical inspection of the premises and subject to building and zoning regulations and city, state and county subdivision laws.

DATED this 2nd day of March, 2022.

TULIPROSE, LLC

Terry E. Anderson  
By: Terry E. Anderson, Member

Laura L. Anderson  
By: Laura L. Anderson, Member

State of Wyoming

County of Sheridan

The foregoing instrument was acknowledged before me this 2nd day of March, 2022, by Terry E. Anderson and Laura L. Anderson, as Members of Tuliprose, LLC, a Wyoming limited liability company.

Witness my hand and official seal.



[Signature]  
Signature of Notarial Officer  
Title: Notary Public

My Commission Expires:

**NO. 2022-776783 WARRANTY DEED**

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
SHERIDAN COUNTY TITLE INSURANCE AG 23 S MAIN STREET  
SHERIDAN WY 82801